

# North Georgia News

## Tax Delinquents Notice for July 17, 2024

### DELINQUENT PROPERTY TAX SALE

Under and by virtue of certain tax Fi. Fa.'s issued by the Tax Commissioner of Union County, Georgia, in favor of the State of Georgia and County of Union, against the following named persons and the property as described next to their respective name(s). There will be sold for cash or certified funds at public outcry, before the Courthouse door in Blairsville, Union County, Georgia, between the legal hours of sale, on the first Tuesday in August, 2024, the same being August 6th, 2024, and continuing on August 7th, 2024, if necessary between the legal hours of sale, 10:00 AM and 4:00 PM. The below listed and described properties, or as much thereof as will satisfy the State and County tax execution on the respective individual and property. The property (ies) hereinafter described have been levied on as the property of the persons whose names immediately precede the property description. Each of the respective parcels of property are located in Union County, State of Georgia. The years for which said Fi. Fa.'s are issued and levied are stated opposite the name of the owner in each case. Each defendant and tenant in possession, if applicable, has been notified of levy time and place of sale. Purchaser shall pay for title, all transfer costs, all taxes, advertising costs and recording fees. Any mobile home(s) situated on the parcels are excluded from sale unless otherwise noted. Any mobile home included will be considered a fixture of the property. All redemption rights given to the land will apply to the mobile home.

#### Map & Parcel: 002023A06

Defendant in Fi-Fa: Bore, LLC  
Current Record Holder: Bore, LLC  
CRH Address: 5073 Healey Drive  
Smyrna, GA 30082  
Amount Due: \$1,941.99  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 1200/720

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lots 47, 48, 61 & 62, 8th District, 1st Section, being 2.07 acres, more or less. Being Lots 6 & 7, of Hawks View Subdivision, Phase 1. As shown in Plat Book 61, Page 246. Or as further described in Deed Book 1200, Page 720. Being known as Tax Map & Parcel 002023A06, Union County, Georgia.

#### Map & Parcel: 021063

Defendant in Fi-Fa: Arrowood Properties, Inc.  
Current Record Holder: Arrowood Properties, Inc.  
CRH Address: PO Box 162  
Young Harris, GA 30582  
Amount Due: \$810.41  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 230/655

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 182, 9th District, 1st Section, being 1.09 acres, more or less. Being Tract Two. As shown in Plat Book 29, Page 193. Or as further described as a portion of Deed Book 230, Page 655. Being known as Tax Map & Parcel 021063, Union County, Georgia.

#### Map & Parcel: 021068A

Defendant in Fi-Fa: Arrowood, Herbert  
Current Record Holder: Arrowood, Herbert  
CRH Address: PO Box 162  
Young Harris, GA 30582  
Amount Due: \$1,545.92  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 194/603  
Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 179, 9th District, 1st Section, being 0.29 acres, more or less. Or as further described in Deed Book 194, Page 603. Being known as Tax Map & Parcel 021068A, Union County, Georgia.

#### Map & Parcel: 021069

Defendant in Fi-Fa: Arrowood Properties, Inc.  
Current Record Holder: Arrowood Properties, Inc.  
CRH Address: PO Box 162  
Young Harris, GA 30582  
Amount Due: \$1,969.87  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 230/655  
Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 182, 9th District, 1st Section, being 3.124 acres, more or less. As shown in Plat Book 61, Page 299. Or as further described as a portion of Deed Book 230, Page 655. Being known as Tax Map & Parcel 021069, Union County, Georgia.

#### Map & Parcel: 021069A26

Defendant in Fi-Fa: Arrowood Properties, Inc.  
Current Record Holder: Arrowood Properties, Inc.  
CRH Address: PO Box 162  
Young Harris, GA 30582  
Amount Due: \$1,800.82  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 230/655  
Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 179, 9th District, 1st Section, being 0.826 acres, more or less. Being Lot 26, of Arrowood Pointe Subdivision. As shown in Plat Book 51, Page 77. Or as further described in Deed Book 230, Page 655. Being known as Tax Map & Parcel 021069A26, Union County, Georgia.

#### Map & Parcel: 022078A56

Defendant in Fi-Fa: McClure, Andy  
Current Record Holder: McClure, Andy  
CRH Address: PO Box 1636  
Whitesburg, GA 30268  
Amount Due: \$776.24  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 803/47  
Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 254, 9th District, 1st Section, being 1.18 acres, more or less. Being Lot 56, of Arden Acres Subdivision. As shown in Plat Book 56, Pages 176-181. Or as further described in Deed Book 803, Page 47. Being known as Tax Map & Parcel 022078A56, Union County, Georgia.

#### Map & Parcel: 022078A57

Defendant in Fi-Fa: McClure, Andy  
Current Record Holder: McClure, Andy  
CRH Address: PO Box 1636  
Whitesburg, GA 30268  
Amount Due: \$823.86  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 803/47  
Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 254, 9th District, 1st Section, being 1.30 acres, more or less. Being Lot 57, of Arden Acres Subdivision. As shown in Plat Book 56, Pages 176, 177, 178, 179, 180, & 181. Or as further described in Deed Book 803, Page 47. Being known as Tax Map & Parcel 022078A57, Union County, Georgia.

#### Map & Parcel: 038029

Defendant in Fi-Fa: Brown, Annie P.  
Current Record Holder: Heirs Known & Unknown of Brown, Annie P. Deceased  
CRH Address: 8777 Horton Highway  
College Grove, TN 37046  
Amount Due: \$5,326.88  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 389/298; 747/681

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 250, 9th District, 1st Section, being 1.00 acre, more or less. Being Lot 17, of Saddle Ridge Subdivision, Phase I. As shown in Plat Book W, Page 63. Or as further described in Deed Book 389, Page 298, & Deed Book 747, Page 681. Being known as Tax Map & Parcel 038029, Union County, Georgia.

#### Map & Parcel: 045A043

Defendant in Fi-Fa: Weisbaum, Geoffrey S. & Gail P.  
Current Record Holder: Weisbaum, Geoffrey S. & Gail P.  
CRH Address: 9450 East Broadview Drive  
Bay Harbor, FL 33154  
Amount Due: \$625.43  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 111/418

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 36, of Eagle's Nest Subdivision. Being Lot 36, of Eagle's Nest Subdivision. As shown in Plat Book C, Page 57. Or as further described in Deed Book 111, Page 418. Being known as Tax Map & Parcel 045A043, Union County, Georgia.

#### Map & Parcel: 046067

Defendant in Fi-Fa: Case, Rodney M.  
Current Record Holder: Case, Rodney M.  
CRH Address: 1035 Cooper Drive  
Naples, FL 34103  
Amount Due: \$2,458.09  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 1036/695

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 78, 11th District, 1st Section, being 5.235 acres, more or less. Being Lots 2, 3, & 4. As shown in Plat Book 28, Page 96. Or as further described in Deed Book 1036, Page 695. Being known as Tax Map & Parcel 046067, Union County, Georgia.

#### Map & Parcel: 052A042A

Defendant in Fi-Fa: Arrowood, Herbert  
Current Record Holder: Arrowood, Herbert  
CRH Address: PO Box 162  
Young Harris, GA 30582  
Amount Due: \$3,854.64  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 443/107

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 152, 9th District, 1st Section, being 1.10 acres, more or less. Being Tract 1. As shown in Plat Book 48, Page 204. Or as further described in Deed Book 443, Page 107. Being known as Tax Map & Parcel 052A042A, Union County, Georgia.

#### Map & Parcel: 055001A236

Defendant in Fi-Fa: Hinkle, Forrest Eugene Jr. & Nicole Marie  
Current Record Holder: Hinkle, Forrest Eugene Jr. & Nicole Marie  
CRH Address: 880 Streamside Drive  
McDonough, GA 30252  
Amount Due: \$1,659.25  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 1016/335

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lots 248, 249, 257 & 284, 9th District, 1st Section, being 1.51 acres, more or less. Being Lot 236, of The Cove at Thirteen Hundred (1300) Subdivision. As shown in Plat Book 68, Pages 60-67. Or as further described in Deed Book 1016, Page 335. Being known as Tax Map & Parcel 055001A236, Union County, Georgia.

#### Map & Parcel: 055016B36

Defendant in Fi-Fa: Bihl, Patricia J.  
Current Record Holder: Bihl, Patricia J.  
CRH Address: 2985 37th Avenue NE  
Naples, FL 34120  
Amount Due: \$2,546.07  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 1113/389

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 262, 9th District, 1st Section, being 1.06 acres, more or less. Being Lot 36, of Highland Park Subdivision. As shown in Plat Book 70, Page 450. Or as further described in Deed Book 1113, Page 389. Being known as Tax Map & Parcel 055016B36, Union County, Georgia.

#### Map & Parcel: 120003

Defendant in Fi-Fa: Totherow, James  
Current Record Holder: Heirs Known & Unknown of Totherow, James, Deceased  
CRH Address: 60 Twin Oaks Drive  
Hampton, GA 30228  
Amount Due: \$1,256.41  
Tax Years Due: 2023, 2022, 2021  
Deed Book: 117/167

Legal Description: All that tract of land being in the: State of Georgia, County of Union, Land Lot 146, 16th District, being 2.00 acres, more or less. As shown in Plat Book L, Page 34. Or as further described in Deed Book 117, Page 167. Being known as Tax Map & Parcel 120003, Union County, Georgia.

Lee Knight

Union County Tax Commissioner

\* Deed Book: Refers to Deed Records located in the Union County Courthouse, Clerk of Superior Court's Office where property is more fully described. 4C-2-26

T(Jul10,17,24,31)